

## Division of Facilities Management

### FACILITY PLANNING PROCESS

#### Development

The facility planning process is as follows:

The LPC analyzes information submitted to the committee by the superintendent or designee.

The LPC develops a master educational facility plan utilizing format provided by the Department to include:

- a. The educational program;
- b. The physical evaluation of all school centers. This includes capacity, condition and conditions;
- c. The projected enrollment over the next five years and ten years;
- d. The plan of all schools by year showing the district's priorities and timelines;
- e. The finance plan in conjunction with Item 'd' above.

The LPC develops a draft district facility plan, utilizing the approved format.

The LPC generates community support for the draft facility plan. This includes, but is not limited to the required public forums, including the one (1) forum required after a draft plan has been developed.

The LPC submits the draft district facility plan to the local board of education for review. Should the local board of education make alterations to the plan, a narrative summary supporting such changes shall be provided. The plan and narrative is then returned to the LPC.

The LPC votes on the revised draft district facility plan. Should the LPC vote not to adopt the revised plan, a letter with the decision of the LPC and signature of the chairperson shall be attached to the plan and resubmitted to the local board of education. The LPC recommends the draft district facility plan to the local board of education, however, the plan submitted to the Department for review is the decision of the local board of education.

The local board of education submits the draft district facility plan to the Department for approval.

The Department notifies the local board of education that the draft district facility plan is in compliance with state requirements, or is in need of revision.

Should a draft district facility plan be returned to the local board of education for revision, it must then be resubmitted by the LPC and local board of education to the Department for approval. The Department notifies the local board of education of approval of the revised plan.

3. The local board of education is responsible for providing a locally held public hearing after normal working hours in a handicap accessible, adequately sized location. Public notification of the hearing must be made a minimum of 14 days prior to the date of the hearing. This includes an adequately sized display advertisement in the local newspaper(s), notices posted at each school and notification of the parent/teacher organizations. Radio and television announcements are suggested where available.

1. The LPC shall be available to respond to questions and cooperate with the local board of education during the local public hearing. A hearing officer from the Department shall be present.

2. The local board of education shall vote on the draft district facility plan after the local public hearing. The local board of education shall submit a letter to the Department with the board vote after the local public hearing and signatures of the chairperson of the LPC and local board of education and a copy of the board meeting minutes approving the plan after the local

public hearing. If the local board votes unanimously to approve the draft district facility plan after receiving public comments at the local public hearing, that hearing may be considered the local state board public hearing for the district (provided that it has been advertised as such). At that time, the hearing officer shall prepare a report regarding the district's proposed facility plan and follow procedures listed in item 15 below. The final draft district facility plan submitted for proposal to the Department is the decision of the local board of education.

3. If the local board of education does not approve the draft district facility plan after listening to public comments at the local public hearing, the local board of education shall return the draft plan with their recommendations and explanation to the LPC for review. The LPC shall vote on the plan when changes have been recommended by the local board of education and submit the result of the vote and a narrative of the committee's findings to the local board of education. The local board of education shall submit the revised plan, board and LPC votes, and board and LPC narratives to the Department.

4. The Department shall establish a date and time for the required state board public hearing for the local district. Advertising requirements are the same as those for the local public hearing.

5. Once the state board public hearing has been held, at that time the hearing officer shall prepare a report regarding the district's proposed facility plan and follow procedures listed in item 15 below. The hearing officer's report shall be submitted to the district's proposed facility plan to the local board of education for review when changes have been recommended by the hearing officer. The local board of education in conjunction with the LPC may agree to modification of the plan as recommended by the hearing officer. If the local board is in agreement with the recommendations made by the hearing officer, a letter stating the local board's position shall be submitted to the Department. The district's decision is forwarded to the Department for consideration by the SBESE.

5. The Department shall notify the local board of education of the State Board's action. The district facility plan shall remain in effect until an amendment or re-prioritization of the plan occurs, or a new plan is approved by the SBESE. The LPC shall be active through the completion and approval of the district facility plan and continue to serve an inactive role until the next scheduled facility plan cycle when a new LPC is organized. Should the local board of education request an amendment to the facility plan between planning cycles, the LPC membership shall be reactivated.

### **AMENDMENT PROCESS**

The local board of education may request an amendment to its district facility plan under the following circumstances:

- Major enrollment changes
- Major curriculum changes
- Major disaster
- Unforeseen occurrence

The local board of education shall reassemble the LPC which developed the current district facility plan, apprise the LPC of the need for an amendment, and provide up-to-date district information for their consideration. The LPC then begins the facility planning process by analyzing the updated district information and continues the process until the district facility plan is completed.

The district requesting an amendment to their current facility plan prior to implementation of the new planning process shall request to implement the new process unless an emergency exists as determined by the Department.

## **REQUEST FOR WAIVER**

After a local planning committee has been selected, reviewed the required information, they may determine that a new district facility plan is not necessary for their district, and may recommend that the local board of education request a waiver. A local school district may request a waiver of the requirement to complete the facility planning process for any of the following reasons:

- ) It has been less than eight (8) years since a new master educational facility plan and district facility plan have been developed by the local planning committee and approved by the SESE,
- ) The district shows no significant change in enrollment, educational programs or building needs since the last district facility plan was developed, or
- ) The district has less than \$1 million in cash and bonding potential for construction during the next five (5) years.

A request for waiver and letter of explanation including back up documentation must be submitted to the Chief State School Officer for review and approval.

## **FACILITY PLAN FORMAT**

The approved district facility plan format is as follows:

- . Educational Program - District Plan of Organization
- . Building Evaluation - School Center Designation
- . Student Enrollment Projections Capital Construction Priorities
- . Construction Priorities, and Discretionary Projects

### **Section A: Educational Program - Plan of Organization**

This section shall include a brief summary of the educational program the district organization and of student grades which is to continue or the proposed district organization plan. When capital construction is completed to the extent of occupancy, students shall be relocated to the permanent center utilizing the new organization plan.

It is suggested the district have a single organizational plan for all students in order to equalize educational opportunity. Where verification can be provided to the Department that the student's ability to achieve is not compromised, a variance may be allowed.

### **Section B: Building Evaluation - School Centers**

This section shall include a summary of the building evaluations as described in the master educational facility plan, and a listing of each existing school, owned or leased, housing a public elementary or secondary program supported by the district. Listed information is to include school name, grades presently housed, and the appropriate permanent functional or transitional center designation.

### **Section C: Student Enrollment Projections**

This section shall include a summary of the student enrollment projections as described in the master educational facility plan.

### **Section D: Capital Construction Priorities and Discretionary Construction Projects**

Capital construction priorities shall include the most critical building needs of the district. Construction projects shall be listed in priority order as determined by the LPC. It is imperative that the most critical building needs of the district be given the highest priority. For example, classrooms spaces needed to meet current capacities, would be a higher priority than placement of a gymnasium. Recommended guidelines are as follows:

Priority Order from Highest to Lowest\*

*Projects utilizing SFCC funds shall be completed in priority order; for example, priority 1 projects shall be completed prior to priority 2 projects. All priorities within a numbered category (i.e., 1a through 1d) are considered equivalent and can be selected by the LEA in any order desired. Projects utilizing financing other than SFCC funds may be selected by LEA's without regard to scheduled priority.*

#### **For Projects to Begin Within the Biennium**

- a. New construction to meet student capacity; further implementation of established programs; or complete approved projects constructed in phases.
- b. New construction to replace inadequate spaces; expand existing or new buildings for educational purposes; consolidate schools; or replace deteriorated facilities.
- c. Major renovation of educational facilities; including construction of additions or expansions, kitchens, cafeterias, libraries, administrative areas, auditoriums, and gymnasiums.
- d. KERA Strands - New Additions: Preschool, School Based Decision Making Office and Conference, Family Resource

#### **For Projects Not Scheduled within the Biennium**

- a. New construction to meet student capacity; further implementation of established programs; or complete approved projects constructed in phases.
- b. New construction to replace inadequate spaces; expand existing or new buildings for educational purposes; consolidate schools; or replace deteriorated facilities.
- c. Major renovation of educational facilities including construction of additions or expansions, kitchens, cafeterias, libraries, administrative areas, auditoriums, and gymnasiums.
- d. KERA Strands - New Additions: Preschool, School Based Decision Making Office and Conference, Family Resource

#### **For Other Projects (Regardless of Schedule)**

Construction of non-educational additions or expansions including kitchens, cafeterias, administrative areas, auditoriums and gymnasiums.

Management support areas - Construction, acquisition, or renovation of central offices, bus garages, or central stores.

When accompanied by a narrative detailing the rationale, multiple projects may be included

order one priority number. When the district deviates from the order recommended in the guidelines, explanation must be provided to the Department.

The highest priority projects (scheduled to begin within the biennium directly following the board's approval) shall be identified by the local planning committee with consideration to funding potential, financial capability of the district, and possible SFCC offer of assistance.

When the LPC recommends a new facility on a new campus, consideration shall be given to the availability of adequately sized sites, site development costs, and acquisition costs, prior to designation of vicinity location in the priority.

When a new building or building expansion is proposed in the district facility plan, the LPC shall prepare a narrative explaining the need for additional space. The LPC shall investigate the availability of space in adjoining districts, as well as other options which may be available. The results of this investigation, including the advantages and disadvantages of contracting students to the adjoining district, shall be set forth in the narrative.

#### Discretionary Construction Projects:

This section shall list projects by school or building as classified below. The local district opting not to participate in SFCC funding may request all priority projects to be listed in this section.

Functional Centers - Improvements by new construction or renovation.

Extracurricular Facilities - Construction of fieldhouses; stadiums; sports field facilities; or any facility with an estimated cost of \$25,000 or more.

### **PERMANENT CENTER CRITERIA**

Existing schools shall be designated permanent, functional or transitional in accordance with RS 157.420 and the following criteria.

Through the 1994-95 school year, a permanent center designation requires meeting three (3) of the five (5) criteria. After 1994-95, it will require meeting four of the six criteria. Centers meeting less than the minimum required criteria shall be designated functional should the local board of education desire to continue their operation. A transitional designation shall be given to any center the local board of education has determined will be phased out as an educational center, or for which a project to house its students is listed in the district facility plan.

Criteria are as follows:

Student Assessment - The school meets or exceeds the curriculum threshold for one of the two most recent testing cycles. This criteria becomes effective after the 1994-95 school year.

Transportation - A one-way transportation system for a school allowing the maximum of a 15 minute bus ride for 75 percent of students in grades E-5/6 and the maximum of a 60 minute bus ride for 75 percent of the students in grades 6-12. Transportation time includes driving time, stops, and transfers. When only one school of that grade organization exists, this

riteria will be considered met.

**equired Document:** Student Travel Times Form provided by the Department.

Fiscal Equity - The school meets within 150 percent of the lowest cost for all schools of similar grade organization based on cost per student. The Department shall establish a benchmark state guideline for use after the 1995-96 school year.

**equired Document:** Cost of Delivery Services to Students Form provided by the department.

Equitable Educational Opportunity - The school currently provides 90 percent equivalent educational offerings. An evaluation of curriculum offered by schools accommodating like grades shall be provided by the district.

Building/Site Evaluation - The school complies with an inspection by a Kentucky registered architect and engineer evaluating site location, site, and life expectancy of the building. It must be determined that the facility can accommodate the projected student population and has a remaining minimum 20 year life expectancy.

Parent/Community Support - The school has exceptional parent and community support exhibited by meeting three of the four following criteria:

1) Documented annual volunteer hours equal to the number of pupils enrolled that year;

2) PTA/PTO membership equal to 75% of the enrollment that year;

3) One program annually, supported by an outside business or professional organization; and

4) The school shall be available for, or have sponsored, one community service program annually.

### **NEW BUILDING OR MAJOR RENOVATION SFCC FUNDING CRITERIA**

For a new facility to be constructed or an existing facility to be renovated, it shall have a minimum of the following number of students in order to receive full funding:

Elementary - 300 Students

Middle - 400 Students

High - 500 Students

If the local board of education choose to construct a new permanent center or renovate a permanent center which has less than the minimum number of students specified above, SFCC participation will be limited to a monetary value based on per pupil expenditure cap for small schools. This cap is determined by dividing the maximum project budget of the smallest school in the grades by the number of proposed students.

#### **XAMPLE: 1994 Funding Cost**

New Elementary (Capacity 300): \$3,508,800

Elementary Small School Per Pupil Expenditure Cap: \$11,696  
Maximum Project Budget for SFCC Funding for a 200 Pupil Elementary  
 $200 \text{ Students} \times \$11,696 = \$2,339,200$

In order to receive full funding for a new facility to be constructed, or an existing facility to be renovated, it shall have a maximum number of student as follows:

Elementary - 600 Students  
Middle - 900 Students  
High - 1,500 Students

These maximum limits are suggested by the Department as guidelines for the local planning committee to use when reviewing population projections; deviating from these guidelines is at the discretion of the LPC. To provide for an increase in student enrollment, it is appropriate to construct a new facility to accommodate facility needs once the maximum limit has been reached.

**FCC funding for additions will be made for the monetary amount up to a cap as follows:**

**Elementary Schools** - Basic classrooms to accommodate the student enrollment at a ratio of one (1) classroom per 23 students. One (1) additional classroom each shall be provided for art, music and computer lab. In the area of special needs, a full classroom shall be provided for self-contained instruction and a half classroom provided for each resource room where students are mainstreamed during the day. When a building reaches 150 percent of the projected gross square footage for that particular number of students, the SFCC is no longer responsible for meeting the building needs for expansion.

**Middle and High Schools** - SFCC funding for classrooms shall be capped at 75 percent of the number of classrooms necessary to provide one classroom per 25 students. The Department may give special consideration for additional classrooms, from 75 percent to a maximum of 90 percent where the LPC can justify need for these classrooms to meet the school based council approved curriculum. When an addition for classrooms, enrichment, special areas, and support space reach 150 percent the projected gross square footage for that particular number of students, the SFCC is no longer responsible for the building needs for expansion.

**EXAMPLE:** Calculation to determine the maximum expansion permitted to an existing building eligible for SFCC funding.

600 Pupil Elementary (maximum)  
Projected gross square footage: 63,033 SF  
Maximum SFCC involvement :  $(1.5 \times 63,033) = 94,550 \text{ SF}$   
725 Pupil Elementary  
Projected gross square footage: 76,165 SF  
Maximum SFCC involvement:  $(1.5 \times 76,165) = 114,248 \text{ SF}$

When a school has an enrollment in excess of the suggested maximums, the maximum projected square foot per student multiplied by the enrollment shall be utilized for the above

alculation.

ne maximum project budget utilized by the SFCC for renovation will be provided by the local strict through their architect and/or engineer, not to exceed 100 percent of the replacement ost of a facility of comparable enrollment. Both the project budget and a minimum 20 year life pectancy for the building shall be verified.

**OTE:** The SFCC maximum project budget allocation may not complete the desired project of ie local district. An evaluation, prior to placement upon their facility plan as a priority item, ust be made by the local board in order to assure completion of the project with non-SFCC nding.

**DEVELOPMENT OF FACILITY PLAN NEEDS STATEMENT**

ection 1. For development of the facility plan needs statement, the following shall apply:

) In determining the maximum project budget for proposed public school construction and ssuming approval of any projects, the CSSO shall first compute the sum of all individual rogram spaces of an addition or new facility compared to the total square footage, such ratio be referred to as the building efficiency. The remainder shall be referred to as the rassigned space percentage, with unassigned spaces being all circulation areas including bbies, vestibules, corridors, passages and stairways; mechanical rooms and custodial rooms; ublic toilets; maintenance and operation areas; general storage rooms (not listed as auxiliary ace within a general assignable category); and exterior bearing walls, interior walls or rtitions, and other areas occupied by the building's structural elements.

!) The square footage allocation for priority projects shall be calculated with the following ilding efficiency and unassigned space percentages:

<u>ility Type</u>	<u>Building Efficiency (%)</u>	<u>Unassigned Space (%)</u>
ementary and Support ildings	74	26
iddle and Junior High hools	71	29
gh Schools	68	32

ne square footage allocation (SFA) equation for new construction and major renovation is as llows:

$$FA = \frac{\text{Sum of Programmed Spaces}}{\text{Building Efficiency}} \times 100$$

**XAMPLE:** Middle School Addition of 10 Classrooms and 1 Art Room



$$-A = \frac{10(150) + 1200}{1} \times 100$$

1

$$-A = 12,254 \text{ Square Feet}$$

*Section 2.* In calculating the maximum project budget for individual projects and total financing needed, the square foot unit cost shall be determined utilizing the national construction cost guide, Means Facilities Cost Data, dated the year of the calculation.

The 3/4 Units Costs for square footage shall be utilized at full value to include all costs of construction, normal site acquisition, site development, utilities, design fees, contingencies, bond sale costs and equipment, etc. The categories used are:

Elementary Schools

Middle Schools

High Schools

Vocational Schools - Space Codes: MAC, MNT, IND, PLM,

Central Office - Low Rise Offices

Central Stores - Warehousing and Offices

Bus Garages - Commercial Service Garages

Other categories shall be used by the Department, should the need occur.

*Section 3.* The actual calculation of priority maximum project budget shall be:

$$(\text{SFA} \times \$ \text{ per Sq Ft}) + \text{Renovation Cost} - \text{SFCC Allocations for Previous Phases}$$

*Section 4.* In calculating the maximum project budget for remodeling and renovation as listed in the priority project, Architect Evaluation Cost Criteria provided by the Department shall be utilized. The unit prices shall be adjusted by a 135 percent factor to account for renovation costs, fees and contingencies. For SFCC funding, the maximum budget for renovation shall not exceed 100 percent of the replacement cost.

*Section 5.* The maximum project budget to be expended on any project designated by priority in the district's most recent facility plan shall be established by the Department of Education,

using the established space and financial allotments. Included in such a budget are the following items: construction funds to meet the approved program, required fixed equipment, professional fees (including design, construction, financial, administrative and supervisory), a five percent (5%) contingency, and other normal costs of selling revenue bonds. Site acquisition, site development, utilities and moveable equipment as approved by the Department, are included to the extent of the maximum project budget plus investment income and any additional local funds committed by the board.

Once the maximum project budget has been exceeded, it is the sole responsibility of the local district to fund any amounts above the budget. If, however, a district designs the program spaces to in accordance with the program space allotments and due to circumstances beyond the district's control, such as excessive site acquisition, site development and utilities, or statement of asbestos in a renovation project, the total cost of those acceptable included items exceed the project budget, it may apply to the CSSO for an increase of the project's maximum budget up to ten percent (10%), based upon the actual costs. Any request from a district which exceeds ten percent (10%) additional maximum project budget shall require approval by the SBESE.

Site development shall include, but not be limited to, the preparation of the site for the facility and its required appurtenances including utilities (water, power, fuel, sewage disposal, road access, earth removal, earth installation and compaction or special footing requirements). In

ie event site development is providing usable site acreage, the district may request additional monies only to the extent of providing no more than the maximum size site for the type of school approved.

priority project constructed in phases would project need for the next funding cycle to the extent of SFCC funds committed to completed phases of the project. For a district to be eligible to apply for additional maximum project budget monies, it must show local funds are adequate to complete priority projects within program spaces. It is the responsibility of the local district and its design professional to construct the project within the project budget. If it appears that the project cost will exceed the budget, the Department of Education shall provide assistance in making changes in the plans and specifications to reduce the projected cost, or the district shall increase the budget funding available. An approved increase in the maximum project budget shall allow monies from the current offer of assistance to be utilized to the extent available.

### **MAXIMUM PROJECT BUDGET FOR TYPICAL SCHOOL**

The following chart represents a typical educational program used to establish SFCC funding levels)

Program Space	Elementary School Enrollment				
	300	400	500	600	
Number of Standard Classrooms @ 800 SF	12	16	20	24	
Standard Classroom Net Area (total):	9,600	12,800	16,000	19,200	
Special Education (self-contained)	825	825	825	825	
Elementary Resource Rooms @ 400 SF	1,600	2,000	2,400	2,400	
Elementary Classrooms @ 125 SF	825	825	1,650	1,650	
Elementary Art Classroom	800	800	800	800	
Elementary Music Classroom	800	800	800	800	
Elementary Computer Classroom	800	800	800	800	

allowance for SBDM structional Programs		<u>1500</u>	<u>2,000</u>	<u>2,500</u>	<u>3,000</u>	
otal Classroom Net Area:		16,750	20,850	25,775	29,475	
brary/Media Center		2,100	2,600	3,125	3,650	
itchen		2,200	2,200	2,200	3,000	
cafeteria		3,000	3,000	3,000	4,600	
ysical Education		5,500	5,500	5,500	5,500	
ministrative Area		1,720	1,720	1,720	1,870	
mily Resource Area		300	300	300	300	
istodial Receiving		<u>250</u>	<u>250</u>	<u>250</u>	<u>250</u>	
otal Net Area:		<b>31,820</b>	<b>36,420</b>	<b>41,870</b>	<b>48,645</b>	
ementary Building iciency Factor - 74%						
<b>OTAL GROSS AREA FA):</b>			<b>43,000</b>	<b>49,216</b>	<b>56,581</b>	<b>65,736</b>
94 Elementary School Unit ost - \$81.60/SF						
<b>AXIMUM PROJECT UDGET:</b>			<b>\$3,508,800</b>	<b>\$4,016,026</b>	<b>\$4,617,010</b>	<b>\$5,364,058</b>
rea (SF) Per Pupil:			143	123	113	110
ost Per Pupil:		\$11,696	\$10,040	\$9,234	\$8,940	

**AXIMUM PROJECT BUDGET FOR TYPICAL MIDDLE SCHOOL**

The following chart represents a typical educational program used to establish SFCC funding  
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Program Space		Middle School Enrollment					
		400	500	600	750	900	
Number of Standard Classrooms @ 750 SF		12	15	18	23	27	
Standard Classroom Net Area Subtotal:		9,000	11,250	13,500	17,250	20,250	
Special Education (self-contained)		825	825	825	825	825	
Middle Resource Rooms @ 375 SF		2,250	2,250	3,000	3,000	4,500	
Science Classrooms @ 300 SF		3,000	3,000	4,000	5,000	5,000	
Enrichment/ Fine Arts							
Art Classroom		1,200	1,200	1,200	1,200	1,200	
Dance and/or Band/Vocal Classroom		2,500	2,500	2,500	2,500	2,500	
Vocal Music Room		900	900	900	900	900	
Computer Classrooms 900 SF		900	900	1,800	1,800	2,700	
Technology Education		2,750	2,750	2,750	2,750	2,750	
Allowance for SBDM Instructional Programs		<u>3,000</u>	<u>3,750</u>	<u>4,500</u>	<u>5,625</u>	<u>6,750</u>	
Total Classrooms Net Area:			26,325	29,325	34,975	40,850	47,375
Library/Media Center		2,600	3,125	3,650	4,700	5,225	
Kitchen		2,200	2,200	3,000	3,000	3,800	

cafeteria	3,000	3,000	4,600	4,600	6,200	
Physical Education	10,375	10,375	10,775	11,975	12,400	
Administrative Area	1,720	1,720	1,870	1,870	2,020	
Family Resource Area	300	300	300	300	300	
Stodial Receiving	<u>250</u>	<u>250</u>	<u>250</u>	<u>250</u>	<u>250</u>	
<b>otal Net Area:</b>	<b>46,770</b>	<b>50,295</b>	<b>59,420</b>	<b>67,545</b>	<b>77,570</b>	
Middle School Building Efficiency Factor - 71%						
<b>TOTAL GROSS AREA (FA):</b>		<b>65,873</b>	<b>70,838</b>	<b>83,690</b>	<b>95,134</b>	<b>109,254</b>
94 Middle School Unit Cost - \$81.65						
<b>MAXIMUM PROJECT BUDGET:</b>	<b>5,378,530</b>	<b>5,783,923</b>	<b>6,833,288</b>	<b>7,767,691</b>	<b>8,920,589</b>	
Area (SF) Per Pupil	165	142	139	127	121	
Cost Per Pupil	13,446	11,568	11,389	10,357	9,912	

#### MAXIMUM PROJECT BUDGET FOR TYPICAL HIGH SCHOOL

The following chart represents a typical educational program used to establish SFCC funding levels)

Program Space	High School Enrollment					
	500	750	1000	1250	1500	
Number of Standard Classrooms @ 750 SF	15	23	30	38	45	
Standard Classroom Net	11250	17250	22500	28500	33750	

Area Subtotal:						
Special Education (self-contained)	825	825	825	825	825	
High Resource Room @ 15 SF	1500	1500	2250	3000	3750	
Science Area						
Science Classrooms @ 300 SF	2000	3000	4000	5000	6000	
Science Lecture Labs @ 625 SF	1625	1625	3250	3250	4875	
Enrichment/ Fine Arts						
Art Classroom	1200	1200	1200	1200	1200	
Dance or Band/Vocal Classroom	2500	2500	2500	2500	2500	
Local Music	---	---	900	900	900	
Computer Classrooms 1,280 SF	1280	1280	2560	2560	3840	
Technology Education	2750	2750	2750	2750	2750	
Allowance for SBDM Instructional Programs	<u>7040</u>	<u>8540</u>	<u>13540</u>	<u>15040</u>	<u>17040</u>	
Total Classrooms Net Area:		31,970	40,470	56,275	65,525	77,430
Library/Media Center	3125	4700	5720	7325	8375	
Auditorium/Theater	3500	4000	4500	5000	5500	
Kitchen	2200	3000	3800	4700	4700	
Cafeteria	3000	4600	6200	7800	7800	

Physical Education		14400	14400	16000	16000	17100	
Administrative Area		1720	1870	2020	2170	2320	
Youth Service Center		300	300	300	300	300	
Postodial Receiving		250	250	250	250	250	
<b>Total Net Area:</b>		<b>60,465</b>	<b>73,590</b>	<b>95,065</b>	<b>109,070</b>	<b>123,775</b>	
Middle School Building Efficiency Factor - 68%							
<b>TOTAL GROSS AREA (FA):</b>			<b>88,919</b>	<b>108,221</b>	<b>139,801</b>	<b>160,397</b>	<b>182,022</b>
1994 Middle School Unit Cost - \$91.60							
<b>MAXIMUM PROJECT BUDGET:</b>		8,144,980	9,913,044	12,805,772	14,692,365	16,673,215	
Area (SF) Per Pupil		178	144	140	128	121	
Cost Per Pupil		16,290	13,217	12,806	11,754	11,115	

PROGRAM SPACE SQUARE FOOTAGE

New Educational Facilities

	SPACE CODE	CAPACITY	PROGRAM SPACE
Elementary Schools	AA30	300	31,820
	AA35	350	34,120
	AA40	400	36,240
	AA45	450	39,145
	AA50	500	41,870
	AA55	550	44,258
	AA60	600	46,645
Middle Schools	CC40	400	46,770
	CC45	450	48,533

	CC50	500	50,295
	CC55	550	54,858
	CC60	600	59,420
	CC65	650	62,128
	CC70	700	64,836
	CC75	750	67,545
	CC80	800	70,887
	CC85	850	74,229
	CC90	900	77,570
gh Schools	DD50	500	60,465
	DD55	550	63,090
	DD60	600	65,715
	DD65	650	68,340
	DD70	700	70,965
	DD75	750	73,590
	DD80	800	77,885
	DD85	850	82,180
	DD90	900	86,475
	DD95	950	90,770
	DD100	1000	95,065
	DD105	1,050	97,866
	DD110	1,100	100,667
	DD115	1,150	103,468
	DD120	1,200	106,269
	DD125	1,250	109,070
	DD130	1,300	112,011
	DD135	1,350	114,952
	DD140	1,400	117,893
	DD145	1,450	120,834
	DD150	1,500	123,775

**PROGRAM SPACE SQUARE FOOTAGE**

**General**

SPACE CODE	PROGRAM (CAPACITY)	MIN SQ FTG
	Elementary Classroom	800
H	Middle/High Classroom	750
	Preschool Classroom	825
E	Special Education (self-contained)	825
R	Elementary Resource Classroom	400
HR	Middle/High Resource Classroom	375



RE	Elementary Art	800
R	Middle/High Art	1,200
U50	Auditorium (500) - 300 Seats	3,500
U75	Auditorium (750) - 350 Seats	4,000
U100	Auditorium (1,000) - 400 Seats	4,500
U125	Auditorium (1,250) - 450 Seats	5,000
U150	Auditorium (1,500) - 500 Seats	5,500
A	Band	2,500
AV	Band/Vocal	2,500
UV	Vocal Music	900
UE	Elementary Music	800
OE	Elementary Computer	800
OM	Middle Computer	900
OH	High Computer	1,280
30	Library (300) - minimum	2,100
40	Library (400)	2,600
50	Library (500)	3,125
60	Library (600)	3,650
70	Library (700)	4,175
80	Library (800)	4,700
90	Library (900)	5,225
100	Library (1,000)	5,720
110	Library (1,100)	6,275
120	Library (1,200)	6,800
130	Library (1,300)	7,325
140	Library (1,400)	7,850
150	Library (1,500) - maximum	8,375
E	Elementary PE	5,500
M45	Middle PE (450) - 8,175' playing floor	10,375
M60	Middle PE (600) - 8,575' playing floor	10,775
M75	Middle PE (750) - 9,175' playing floor	11,975
M90	Middle PE (900) - 9,600' playing floor	12,400
H75	High PE (750) - 10,600' playing floor	14,400
H100	High PE (1,000) - 10,600' playing floor	16,000
H150	High PE (1,500) - 11,700' playing floor	17,100
CR	Science Room	1,000
CL	Science Lecture Lab	1,625

**PROGRAM SPACE SQUARE FOOTAGE**  
**Vocational**

SPACE CODE	PROGRAM (CAPACITY)	MIN SQ FTG

G1	Agriculture (1 teacher)	3,120
G2	Agriculture (2 teacher)	3,900
G3	Agriculture (3 teacher)	4,680
E1	Business Education (1 teacher)	1,520
E2	Business Education (2 teacher)	3,040
E3	Business Education (3 teacher)	4,560
E4	Business Education (4 teacher)	5,185
O	Developmental Occupations	1,600
E	Marketing Education	1,600
E1	Home Economics (1 teacher)	2,400
E2	Home Economics (2 teacher)	3,000
E3	Home Economics (3 teacher)	3,600
OR	Horticulture	2,400
E1	Technology Education (1 teacher)	2,750
E2	Technology Education (2 teacher)	4,750
S	Health Services	1,170
RF	Drafting	1,800
AC	Auto Parts, Commercial Art, Mine Equipment	2,000
	Operator, Meat Cutting, Office Machine Repair,	
	Small Engine Repair, Tailoring	
NT	Building Maintenance, Commercial Sewing,	2,400
	General Miner, Radio and TV Production	
ID	Industrial Air Conditioning, Appliance	3,000
	Repair, Cabinet Making, Carpentry,	
	Electricity, Electronics, Civil and Highway	
	Technology, Heavy Equipment Repair,	
	Industrial Machine Maintenance, Interior	
	Finishing, Masonry, Mine Equipment	
	Maintenance, Radio and TV Repair, Sheet	
	Metal, Tool and Die Making, Upholstery,	
	Welding	
.M	Plumbing	3,500
UB	Auto Body	3,600
EC	Aircraft, Auto, Diesel and Truck	4,000
	Mechanics, Graphic Arts	

### Support Spaces

SPACE CODE	PROGRAM (CAPACITY)	MIN SQ FTG
D1	Administrative Area (300-599)	1,720
D2	Administrative Area (600-899)	1,870
D3	Administrative Area (900-1,199)	2,020

**PROGRAM SPACE SQUARE FOOTAGE**  
**Support Spaces - continued**

SPACE CODE	PROGRAM (CAPACITY)	MIN SQ FTG
D4	Administrative Area (1,200-1,499)	2,170
D5	Administrative Area (1500+)	2,320
O	General Office	200
O	Staff Office	150
BO	School Based Office	150
BC	School Conference	270
A	First Aid (with toilet)	200
R	Records Room	150
R	Workroom	150
UO	Guidance Office	150
UR	Guidance Reception	150
R	Custodial Receiving	250
RA	Family Resource Area/Youth Service Center	300
30	Kitchen (300-599)	2,200
50	Kitchen (600-899)	3,000
90	Kitchen (900-1,199)	3,800
120	Kitchen (1,200-1,500)	4,700
30	Cafeteria (300-599)	3,000
50	Cafeteria (600-899)	4,600
90	Cafeteria (900-1,199)	6,200
120	Cafeteria (1,200-1,500)	7,800

**Other Buildings**

SPACE CODE	PROGRAM (CAPACITY)	MIN SQ FTG
J1	Bus Garage - 1 Bay	2,400
J2	Bus Garage - 2 Bay	3,600
J3	Bus Garage - 3 Bay	4,800
	Each Additional Bay:	1,200
O	Central Office - (minimum <sup>*</sup> )	1,350
R	Board Room	1,000
RF	Fireproof Records Room	150
SF1	Central Storage - (Enrollment < 1,000)	2,500
SF2	Central Storage - (Enrollment 1,000-4,999)	5,000
SF3	Central Storage - (Enrollment 5,000-7,499)	7,500
SF4	Central Storage - (Enrollment > 7,500)	10,000

**Add 200 Sq Ft for each additional professional position in excess of three (3) listed in most recent KDE Schools.**

